

***Notice of Opportunity to Comment
Camp Elim Land Exchange***

***Pike and San Isabel National Forests
Chaffee, Douglas, El Paso, Jefferson, Park, and Teller Counties, Colorado
August 2014***

The Pike and San Isabel National Forests are considering an assembled land exchange involving YMCA of the Pikes Peak Region, a Colorado non-profit organization (Camp Shady Brook), Colorado Rockies Bible Camp and Conference, Inc., a Colorado non-profit organization (Camp Elim), LMR, LLLP dba Long Meadow Ranch, James M. Idema, Jr., and George L. and Kathy K. Priest, collectively the Camp Elim/Long Meadow Ranch Land Exchange Joint Venture or “Non-Federal Party” and the U.S. Forest Service. Western Land Group, Inc. (“WLG”) has been retained by the Non-Federal Party to facilitate the land exchange and serve as the point of contact with the Forest Service. The exchange proposal is referred to as the **Camp Elim Land Exchange**.

Proposal:

The Non-Federal Party is proposing an equal value land exchange to convey the Non-Federal Property comprised of eight parcels totaling approximately 493 acres to the United States in exchange for five parcels of National Forest System land containing approximately 307 acres.

Three of the subject Non-Federal parcels are located in Douglas County; two are located in El Paso County, and one parcel each in Park County, Chaffee County, and Teller County, all within the Pike and San Isabel National Forests. Two of the Federal Parcels are located in Douglas County, and one parcel each in Jefferson County, Teller County, and Park County, all within the Pike National Forest. (See Enclosed Vicinity Maps and Topographic Maps).

The lands proposed for inclusion in the land exchange are summarized in Tables 1 and 2 below.

Table 1: Non-Federal Parcels in Camp Elim Land Exchange

Parcel	Parcel Name	Acreage	Location	Owner
A	Long Meadow Ranch – Ben Tyler Trail Parcel	36.10	West of Bailey, Park County 6 th P.M., T. 7 S., R. 73 W., Sec. 18 See Vicinity Map 1 of 6	Long Meadow Ranch
B	Limbaugh Canyon Parcel	40.00	SW of Palmer Lake, El Paso County 6 th P.M., T. 11 S., R. 67 W., Sec. 7 See Vicinity Map 3 of 6	Joint Venture

C	Gold Camp Road Claims Parcel (12 patented mining claims)	113.967	SE of Pikes Peak, El Paso County 6 th P.M., T. 15 S., R. 67 W., Sec. 8, 9, 16, 17 and 18 See Vicinity Map 4 of 6	Joint Venture
D	Krauth Mining Claims Parcel (8 mining claims)	90.761	Collegiate Range, Chaffee County 6 th P.M., T. 11 S., R. 81 W., Sec. 35, 6 th P.M., T. 12 S., R. 81 W., Sec. 15, 6 th P.M., T. 15 S., R. 79 W., Sec. 9 and Sec. 18, N.M.P.M., T. 50 N., R. 7 E., Sec. 6, N.M.P.M., T. 50 N., R. 6 E., Sec. 19 See Vicinity Map 5 of 6 and Vicinity Map 6 of 6	Joint Venture
E	Rusty Pick Lode Mining Claim Parcel	20.661	Rampart Range Road, Douglas County 6 th P.M., T. 10 S., R. 68 W., Sec. 6 and 7 See Vicinity Map 3 of 6	Joint Venture
F	Denver Lode Mining Claim Parcel	20.661	Rampart Range Road, Douglas County, 6 th P.M., T. 10 S., R. 68 W., Sec. 7 See Vicinity Map 3 of 6	Joint Venture
G	Little Joe Lode Mining Claim Parcel	10.849	Rampart Range Road, Douglas County 6 th P.M., T. 10 S., R. 68 W., Sec. 7 and 6 th P.M., T. 10 S., R. 69 W., Sec. 12 See Vicinity Map 3 of 6	Joint Venture
H	Rule Ridge Road Parcel	160.00	NW of Woodland Park, Teller County 6 th P.M., T. 11 S., R. 69 W., Sec. 17 and 20 See Vicinity Map 3 of 6	Joint Venture
	TOTAL	492.989		

Table 2: Federal Parcels in Camp Elim Land Exchange

Parcel	Parcel Name	Acreage	Location	Proponent
1	Camp Shady Brook Parcel	171.04	South of Deckers, Douglas County 6 th P.M., T. 9 S., R. 70 W., Sec. 28: parcels B and C See Vicinity Map 2 of 6	YMCA-Pikes Peak Region
2	Camp Elim Parcel	56.50	NW of Woodland Park, Teller County 6 th P.M., T. 11 S., R. 69 W., Sec. 15, 16, Sec. 21 See Vicinity Map 3 of 6	Colorado Rockies Bible Camp and Conference, Inc.
3	Long Meadow Ranch Parcel	60.00	West of Bailey, Park County 6 th P.M., T. 7 S., R. 73 W., Sec. 7 See Vicinity Map 1 of 6	Long Meadow Ranch
4	Idema Parcel	7.94	NE of Deckers, Douglas County 6 th P.M., T. 9 S., R. 70 W., Sec. 10: parcels A and C See Vicinity Map 2 of 6	James M. Idema, Jr.
5	River View Parcel	11.42	Riverside, Jefferson County 6 th P.M., T. 7 S., R. 70 W., Sec. 31: lot 7 See Vicinity Map 2 of 6	George and Kathy Priest
	TOTAL	306.90		

Purpose and Need for Action:

The purpose for action is to acquire land to:

- Ensure public access to:
 - The Ben Tyler Trail and the Lost Creek Wilderness and facilitate public safety. (Parcel A)
 - National Forest System Trail 715.A (Parcel B)
 - National Forest System Trail 1428, which traverses Mount Shavano, a popular Colorado Fourteener (Parcel D.7)
 - Forest Service Road 357 (Parcel H)
- Eliminate non-federal inholdings that are surrounded by National Forest System Lands:
 - Gold Camp Road Claim (Parcel C.2, C.3)
 - Krauth Mining Claims (Parcels D.1, D.2, D.3, D.4)
 - Rusty Pick Lode Mining Claim (Parcel E);
 - Denver Lode Mining Claim (Parcel F);
 - Little Joe Lode Mining Claim (Parcel G);
 - Rule Ridge Road (Parcel H)
- Enhance habitat for the Preble's Jumping Mouse and Mexican Spotted Owl, which are federally listed wildlife species:
 - Limbaugh Canyon (Parcel B)
- Remove non-federal inholdings and reduce risk of future development:
 - Limbaugh Canyon (Parcel B);
 - Gold Camp Road Claims – 12 patented mining claims (Parcel C)
 - Krauth Mining Claims – 8 mining claims (Parcel D)
- Increase potential aquatic and associated riparian habitat and/or wetlands:
 - ¼ mile of the Monument Creek flows through the northwest portion of the Limbaugh Canyon Parcel (Parcel B)
 - The South Cheyenne Creek watershed is located within the Gold Camp Road Claims Parcels (Parcel C – 12 patented mining claims)
 - The headwaters of Hewitt Gulch a tributary of Clear Creek is located within one of the Krauth Mining Claims (Parcel D.4)
 - Two spring that flow year-round are located on the Denver Lode Mining Claim (Parcel F)
 - Two spring fed ponds located on the Rule Ridge Road Parcel (Parcel H)

- Enhance cultural heritage features:
 - Portions of the Gold Camp Road Claims cross and/or adjoin Gold Camp Road which is listed on the National Register of Historic Places and will enhance the Forest Services' ability to maintain the historic road and features (Parcel C)
- Maintain the visual and scenic character of high mountain passes:
 - Three of the nine Krauth Mining Claims are highly visible from State Highway 82, Independence Pass Scenic Byway
- Reduce the negative impact to wildlife habitat and recreation values, including outstanding scenic vistas if Non-federal parcels become developed.

To convey land that:

- Would allow for the agency to acquire that lands identified above.
- Are adjacent to privately-owned lands and are desirable by the Non-Federal Parties.
- Appear to have few or less important natural resources or other values important to the Forest Service or public.

Proposed Action:

In addition to that described in the Proposal section above, the following actions are proposed by the Non-Federal Parties:

- Convey all mineral rights associated with the non-federal parcels to the United States.

The Forest Service proposes the following additional actions:

- Reserve a right-of-way, to the Grantor, for an existing Water Transmission System which traverses the Limbaugh Canyon parcel together with the right of ingress and egress to maintain the water transmission system (Parcel B)

Responsible Official

The authorized officer for this project is the Forest Supervisor, Pike and San Isabel National Forests, Cimarron, Comanche National Grasslands.

Decision to be made:

The decision to be made is whether or not to complete the land exchange as identified in the proposed action or an alternative to it to meet the stated purpose and need.

Submitting Comments:

The Forest Service is inviting comments for both the National Environmental Policy Act (NEPA) process (Scoping) and to advise as to any liens, encumbrances or other claims relating to the lands being considered for exchange. Comments must be in writing. They must be postmarked or received no later than 45 days after the first date of publication of the notice in the *Pueblo Chieftain*, which is the newspaper of record for the PSICC.

Comments submitted in the following formats will be accepted: written, facsimile, hand-delivered, and electronic. Only those who submit timely and specific written comments will be eligible to object to the USFS's decision on this project. Individuals must comment during this 45 day comment period per 36 CFR 218.25(a)(1)(i) or other official comment periods offered during the analysis. Specific written comments are defined in 36 CFR 218.2 and 218.25(a)(3). Also, for objection eligibility, each individual or representative from each organization submitting comments must either sign the comments or verify their identity upon request.

Please submit comments to:

**Pike, San Isabel National Forests, Cimarron, Comanche National Grasslands
South Platte Ranger District
ATTN: Camp Elim Land Exchange
19316 Goddard Ranch Court
Morrison, CO 80465**

Fax: 303-275-5642

Electronic comments must be submitted as an ANSI compatible format (e.g. *.doc, *.txt, *.rtf) or .pdf. Please note in the subject line that the comments are for **Camp Elim Land Exchange**. If the sender does not receive an automated acknowledgement of the receipt of comments, it is the sender's responsibility to ensure timely receipt by other means. Electronic comments should be sent to: comments-camp-elim-psicc@fs.fed.us

Hand delivered written comments will be accepted at the South Platte Ranger District Office at 19316 Goddard Ranch Court, Morrison, CO between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except for federal holidays.

Additional Information

For additional information and updates on this project, please visit our website at: <http://www.fs.usda.gov/projects/psicc/landmanagement/projects> Scroll to Camp Elim Land Exchange project or contact Lisa Heagley, South Platte Ranger District Recreation/Lands/Wilderness Manager, at (303) 275-5624 or lheagley@fs.fed.us.